

034.0

0001

0008.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

Total Card / Total Parcel

494,900 /

494,900

494,900 /

494,900

494,900 /

494,900

PROPERTY LOCATION

No	Alt No	Direction/Street/City
75		FREMONT ST, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	LANE WEAVER JESSICA	
Owner 2:		
Owner 3:		

Street 1:	75 FREMONT STREET
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474
Cntry:	
Own Occ:	N
Type:	

PREVIOUS OWNER	
Owner 1:	MINER LISA B -
Owner 2:	FIGUEROA SANDRA -
Street 1:	75 FREMONT STREET
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474
Cntry:	

NARRATIVE DESCRIPTION	
This parcel contains 4,239 Sq. Ft. of land mainly classified as One Family with a Row House Building built about 1947, having primarily Aluminum Exterior and 856 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 5 Rooms, and 2 Bdrrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
	Amount
	Com. Int

PROPERTY FACTORS							
Item	Code	Description	%	Item	Code	Description	
Z	R2	TWO FAMIL	100	water			
o				Sewer			
n				Electri			
		Census:		Exempt			
		Flood Haz:					
D				Topo	1	Level	
s				Street			
t				Gas:			

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4239		Sq. Ft.	Site		0	64.	1.29	3									350,189						350,200	

IN PROCESS APPRAISAL SUMMARY

IN PROCESS APPRAISAL SUMMARY										Legal Description				User Acct	
Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value					Legal Description				User Acct	
101	4239.000	144,700		350,200	494,900					Legal Description				23245	
Total Card	0.097	144,700		350,200	494,900					Entered Lot Size				GIS Ref	
Total Parcel	0.097	144,700		350,200	494,900					Total Land:				GIS Ref	
Source:	Market Adj Cost		Total Value per SQ unit /Card:	578.15	/Parcel:	578.1				Land Unit Type:				Insp Date	
														06/12/17	

**PREVIOUS ASSESSMENT**

PREVIOUS ASSESSMENT										Parcel ID		Notes			
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Date						
2020	101	FV	144,900	0	4,239.	350,200	495,100	495,100	Year End Roll					12/18/2019	
2019	101	FV	114,500	0	4,239.	317,400	431,900	431,900	Year End Roll					1/3/2019	
2018	101	FV	114,500	0	4,239.	300,900	415,400	415,400	Year End Roll					12/20/2017	
2017	101	FV	102,600	0	4,239.	262,600	365,200	365,200	Year End Roll					1/3/2017	
2016	101	FV	102,600	0	4,239.	224,300	326,900	326,900	Year End					1/4/2016	
2015	101	FV	83,200	0	4,239.	207,900	291,100	291,100	Year End Roll					12/11/2014	
2014	101	FV	83,200	0	4,239.	172,400	255,600	255,600	Year End Roll					12/16/2013	
2013	101	FV	83,200	0	4,239.	164,200	247,400	247,400						12/13/2012	

SALES INFORMATION

SALES INFORMATION										TAX DISTRICT				PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes								
MINER LISA B	46790-68		1/8/2006		295,000	No	No										
BARRY JOHN	27343-582		5/30/1997		129,000	No	No	Y									

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
1/18/2019	66	Redo Bat	26,750	C					6/12/2017	Measured	DGM	D Mann
7/14/2016	967	Insulate	1,000		7/14/2016			Insulation.	6/12/2017	Permit Visit	DGM	D Mann
6/3/2016	727	Addition	76,500					Addition and Kitch	1/21/2009	Meas/Inspect	336	PATRIOT
									4/5/2006	MLS	HC	Helen Chinal
									4/24/2000	Inspected	263	PATRIOT
									2/17/2000	Measured	270	PATRIOT
									8/9/1993		AJS	

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
-------	--------------------------------	---	---	---

